

SNAPSHOT of HOME Program Performance--As of 06/30/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Gloucester County Consortium**

State: **NJ**

PJ's Total HOME Allocation Received: **\$13,151,360**

PJ's Size Grouping*: **C**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:			PJs in State: 27				
% of Funds Committed	97.25 %	93.03 %	4	93.55 %	80	83	
% of Funds Disbursed	93.51 %	84.16 %	4	86.03 %	84	86	
Leveraging Ratio for Rental Activities	0.45	5.06	27	4.83	13	9	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	79.95 %	1	81.34 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	35.54 %	63.81 %	24	70.65 %	10	8	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	90.20 %	83.41 %	9	81.57 %	62	69	
% of 0-30% AMI Renters to All Renters***	66.67 %	44.82 %	9	45.66 %	78	83	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	92.16 %	96.39 %	24	96.25 %	20	18	
Overall Ranking:			In State:	20 / 27	Nationally:	36 31	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$22,605	\$27,871		\$27,146	51 Units	4.20 %	
Homebuyer Unit	\$9,722	\$17,225		\$15,140	424 Units	34.50 %	
Homeowner-Rehab Unit	\$8,732	\$15,766		\$20,860	542 Units	44.10 %	
TBRA Unit	\$3,697	\$7,998		\$3,210	211 Units	17.20 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Gloucester County Consortium NJ

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$29,781	\$71,725	\$8,591
State:*	\$107,939	\$97,306	\$17,523
National:**	\$97,127	\$76,352	\$23,684

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.09

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	64.7	54.7	66.2	60.0	Single/Non-Elderly:	25.5	14.9	12.4	12.0
Black/African American:	33.3	38.2	30.6	40.0	Elderly:	11.8	4.5	46.3	16.0
Asian:	2.0	0.9	0.0	0.0	Related/Single Parent:	51.0	47.9	21.2	52.0
American Indian/Alaska Native:	0.0	0.2	0.6	0.0	Related/Two Parent:	7.8	25.7	14.9	8.0
Native Hawaiian/Pacific Islander:	0.0	0.2	0.0	0.0	Other:	3.9	6.6	5.0	12.0
American Indian/Alaska Native and White:	0.0	0.2	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.7	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.2	0.2	0.0					
ETHNICITY:									
Hispanic	0.0	4.0	2.4	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	23.5	17.9	38.2	36.0	Section 8:	41.2	3.1 [#]		
2 Persons:	43.1	26.9	31.2	20.0	HOME TBRA:	0.0			
3 Persons:	21.6	28.1	15.1	20.0	Other:	23.5			
4 Persons:	7.8	15.3	6.5	24.0	No Assistance:	35.3			
5 Persons:	3.9	7.3	3.1	0.0					
6 Persons:	0.0	2.6	3.9	0.0					
7 Persons:	0.0	0.9	1.1	0.0					
8 or more Persons:	0.0	0.5	0.9	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				68

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Gloucester County Consortium

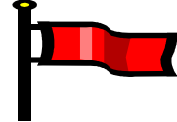
State: NJ

Group Rank: 36
 (Percentile)

State Rank: 20 / 27 PJs

Overall Rank: 31
 (Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 74.60%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 52.28%	35.54	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	90.2	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.32%	92.16	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.030	1.14	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

